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No deviation may be made from the details shown on this drawing without the prior written permission of the office.

Any discrepancy found between this drawing and any other document should be referred immediately to the office.

This drawing is to be removed from currency immediately a revised version is issued.

Assumed Foul drainage & rain water Drain. To be confirmed on site by the Contractor.

Building line to be 50mm from the boundary line ensuring no part of the building including gutters above does not encroach the neighbours boundary.

All drainage shown on the plans is provisional and may require on-site agreement with the Building Control Officer.

All rights described in Chapter IV of the Copyright, Designs and Patents Act 1988, have been generally asserted.

Structural Calcs takes precedent on all drawings. Please refer to Structural Calculations for confirmation of sizes for Rafters, Joists and Beams.

This drawing should not be relied upon to give information on ground conditions and foundations.

The contractor is to carry out the work in compliance with the Building Regulations, and relevant current British Standards.

It is the owners responsibility to enforce the Party wall act.



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CLIENT
8 EDINBURGH DRIVE
UXBRIDGE
UB10 8QY

TITLE
SINGLE STOREY REAR INFILL

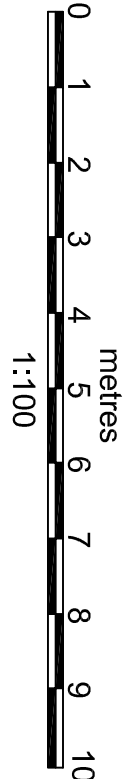
DRAWING
EXISTING & PROPOSED
PLANS AND ELEVATIONS

A2 layout

DRWG NO A22-54-01

SCALE 1:100

DATE JULY 2022



PERMITTED DEVELOPMENT

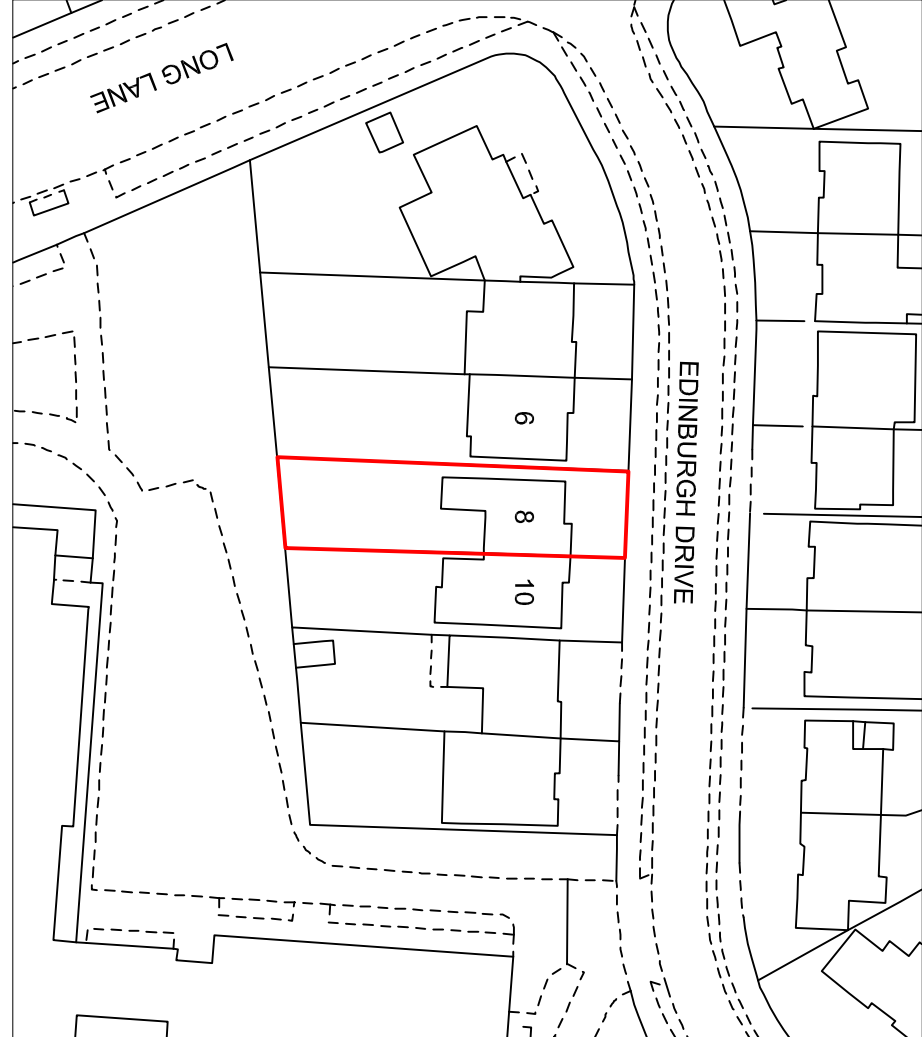
Technical Guidance 2014 -

A1(b) - Page 9

Eaves height is measured from the ground level at the base of the outside wall to the point where that wall would meet the upper surface of the flat roof - the overhang and the parapet wall should be ignored for the purposes of measurement.

The Town and Country Planning (General Permitted Development) (England) Order 2015 - Schedule 2 Permitted Development rights Part 1 Development within the curtilage of a dwellinghouse Class A – enlargement, improvement or other alteration of a dwellinghouse

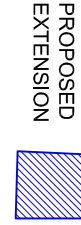
Development is not permitted by Class A if -
A1. (i) - exceed 4m in height
(g) (ii) - exceed 4m in height
(i) - the enlarged part of the dwellinghouse would be within 2 metres of the boundary of the curtilage of the dwellinghouse, and the height of the eaves of the enlarged part would exceed 3 metres
(i) (i) - exceed 4m in height



LOCATION PLAN - Scale 1:1250



SITE PLAN - Scale 1:500

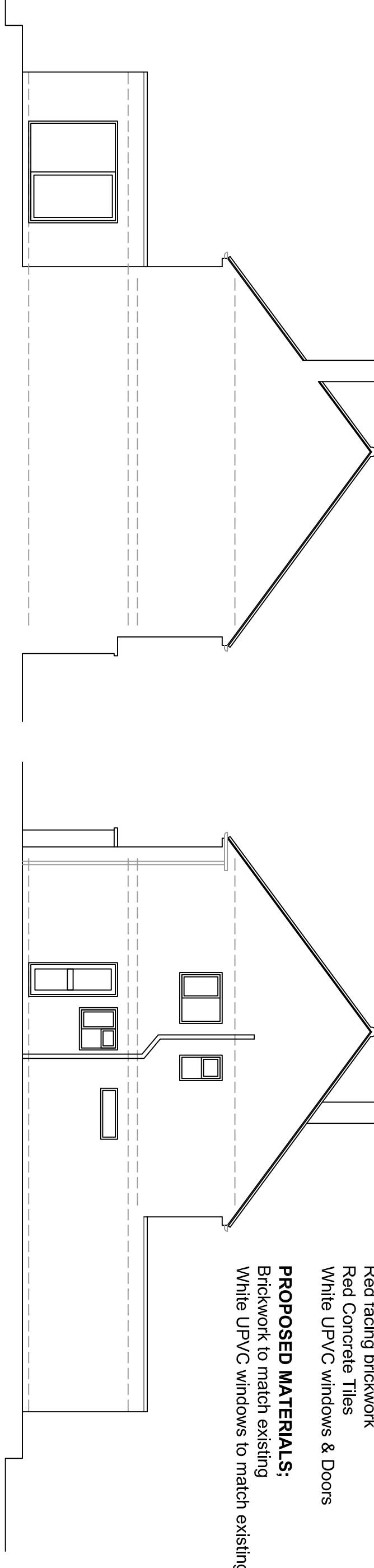


EXISTING MATERIALS:

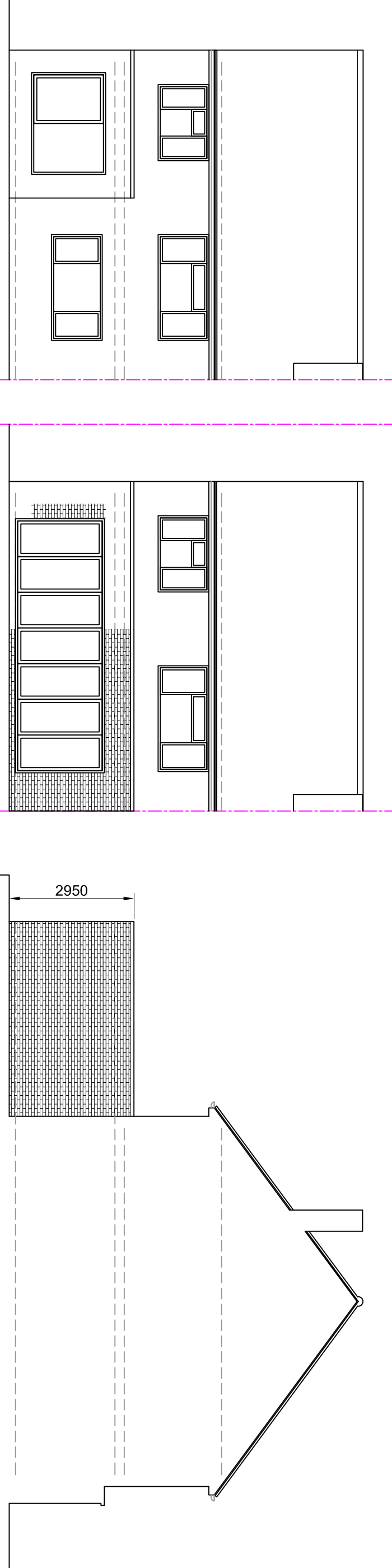
Red facing brickwork
Red Concrete Tiles
White UPVC windows & Doors

PROPOSED MATERIALS:

Brickwork to match existing
White UPVC windows to match existing



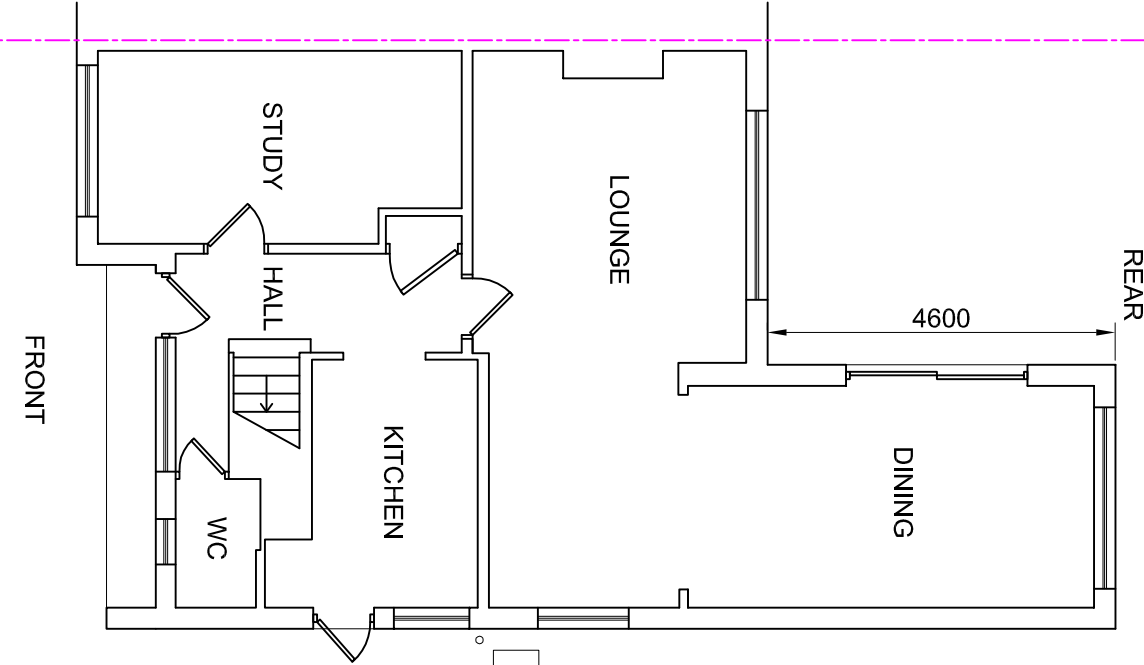
EXISTING SIDE ELEVATION
Scale 1:100



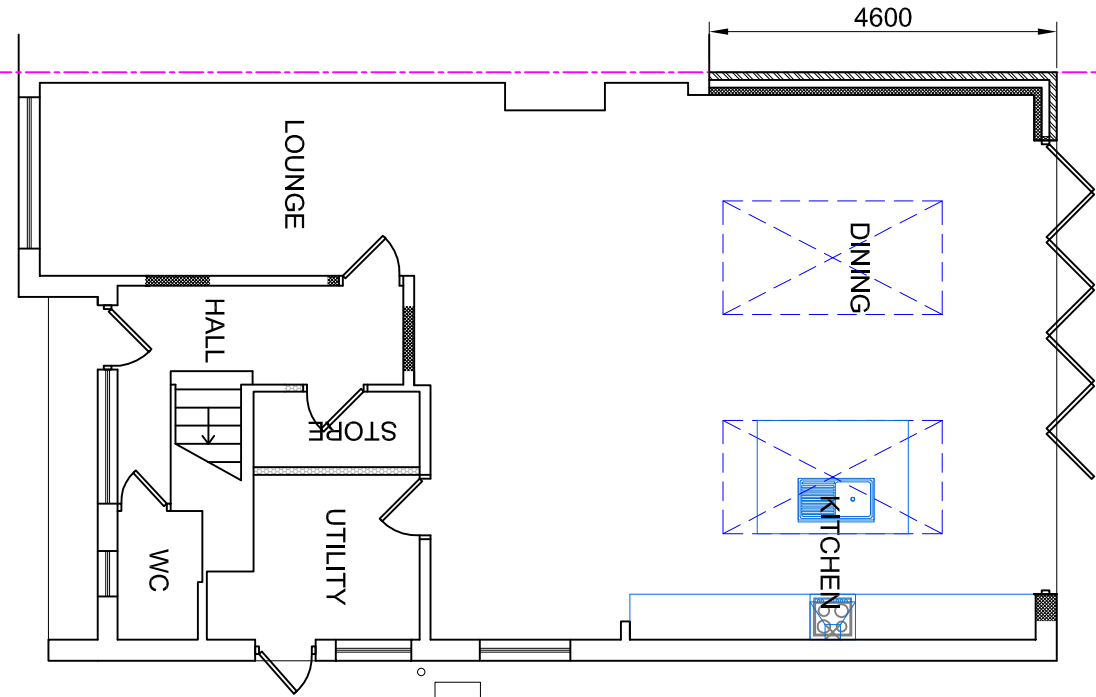
EXISTING REAR ELEVATION
Scale 1:100

PROPOSED REAR ELEVATION
Scale 1:100

PROPOSED SIDE ELEVATION
Scale 1:100



EXISTING GROUND FLOOR PLAN
Scale 1:100



PROPOSED GROUND FLOOR PLAN
Scale 1:100